

PROPERTY VIEWING CHECKLIST

Property:	
Rent:	
Letting agent:	

SCORE: ☆ ☆ ☆ ☆ ☆

Space, condition, safety and security:

- Is there enough storage space?
- Can you park your car?
- Can you store a bicycle?
- What's the mobile phone signal like?
- Is there excessive noise from a road? Also check to see if there is a pub nearby which might lead to noise late at night.
- Any signs of damp or mould?
- Are the walls, carpets and furniture in good condition?
- Is there double glazing?
- Is there enough plug sockets and are they undamaged?
- Is there a working smoke alarm on every floor?
- Is there carbon monoxide alarm in any room with a solid fuel burning appliance?
- Are there window locks?
- Does the bedroom door lock?
- Is there a working burglar alarm?

Ask the agent/landlord:

- Are bills included?
- Who supplies gas and electricity?
- Does the property have a Gas Safety Certificate?
- What is the energy efficiency rating? This will be confirmed on the Energy Performance Certificate (EPC), it must have a rating of at least E.
- How long do reported repairs take to fix?
- Are there any outstanding issues with the house?
- Is there any responsibilities concerning the garden?
- Is the property furnished?
- Who is the broadband provider? Go to: [broadband.co.uk/broadband-speed-test](https://www.broadband.co.uk/broadband-speed-test) to check the local area.
- Are pets allowed?

NOTES
